

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE TO RECLASSIFY CERTAIN PROPERTY LOCATED AT 611 ORANGE STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM R-3 TO PLANNED UNIT DEVELOPMENT (PUD), TO ALLOW TWO ZERO LOT LINE HOMES, BY AMENDING ORDINANCE NO. 7697; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.**

WHEREAS, application was duly made by Mr. Lawrence Finn, 223 West 5<sup>th</sup> Street, North Little Rock, AR 72114, seeking a rezone of the herein described land to allow two (2) zero lot line homes on 3500 sq. ft. lots, which application was duly considered and approved (7 affirmative votes; 2 absent) by the North Little Rock Planning Commission at a regular meeting thereof held on February 9, 2010.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That Ordinance No. 7697 of the City of North Little Rock, Arkansas, is hereby amended by changing the classification of certain land from R-3 to Planned Use Development (PUD), to allow two (2) zero lot line homes on 3500 sq. ft. lots, said property being located at 611 Orange Street in North Little Rock, Pulaski County, Arkansas, and more particularly described as:

Lots 1A and 1B, Block 9, Clendenin's Addition to the City of North Little Rock, Pulaski County, Arkansas. (See map attached hereto as Exhibit "A".)

SECTION 2: The Planned Use Development is to be developed as shown on the site plan. (See Exhibits "B" and "C" attached hereto and incorporated by reference.)

SECTION 3: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 4: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 5: It is hereby found and determined that the rezoning of the above-described land as provided for herein is immediately necessary in order to insure the proper and orderly growth of this land and of the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and

welfare; THEREFORE, an emergency is hereby declared to exist and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

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\_\_\_\_\_  
Mayor Patrick H. Hays

SPONSOR:

ATTEST:

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Alderman Maurice Taylor *89c*

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Diane Whitbey, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED 11:09 A.M. \_\_\_\_\_ P.M.  
BY City Atty Carter  
DATE 3-16-10  
Diane Whitbey, City Clerk and Collector  
North Little Rock, Arkansas  
RECEIVED by A. Hodge